CITY OF ARLINGTON

FINAL SHORT PLAT FOR GREG TAYLOR

PORT'N NW1/4, NW1/4, SEC. 21, TWN. 31N, R5E, W.M. TAX I.D. NO. 310521-002-011-00 & 310521-002-022-00

Z-06-023-FSP

CERTIFICATE OF OWNERSHIP AND DEDICATION

I HEREBY CERTIFY THAT I AM THE TOWNER OF THE PROPERTY DESCRIBED HEREON, WHICH PROPERTY IS LOCATED WITHIN THE SUBDIVISION REGULATION JURISDICTION OF THE CITY OF ARLINGTON, THAT I HEREBY FREELY ADOPT THIS PLAN OF SUBDIVISION AND DEDICATE TO THE PUBLIC USE ALL AREAS SHOWN ON THIS PLAT AS STREETS, ALLEYS, WALKS, PARKS, OPEN SPACE, AND LASEMENTS, EXCEPT THOSE SPECIFICALLY INDICATED AS PRIVATE, AND THAT I WILL MAINTAIN ALL SUCH AREAS UNTIL THE OFFER OF DEDICATION IS ACCEPTED BY-THE APPROPRIATE PUBLIC AUTHORITY. ALL PROPERTY SHOWN ON THIS PLAT AS DEDICATED FOR A PUBLIC USE SHALL BE DEEMED TO BE DEDICATED FOR ANY OTHER PUBLIC USE AUTHORIZED BY LAW WHEN SUCH OTHER USE IS APPROVED BY THE ARLINGTON CITY COUNCIL IN THE PUBLIC INTEREST. I SHALL FURTHER UNDERTAKE TO DEFEND, PAY AND SAVE HARMLESS, ANY GOVERNMENTAL AUTHORITY, INGLUDING THE CITY OF ARLINGTON, IN RESPECT OF ALL CLAIMS FOR DAMAGES AGAINST ANY GOVERNMENTAL AUTHORITY INCLUDING THE CITY OF ARLINGTON WHICH MAY BE OCCASIONED TO THE ADJACENT LAND BY THE ESTABLISHED GONSTRUCTION DRAINAGE OR MAINTENANCE OF SAID RIGHT-OF-WAY-OR OTHER AREAS SO DEDICATED.

NORTH COUNTY BANK

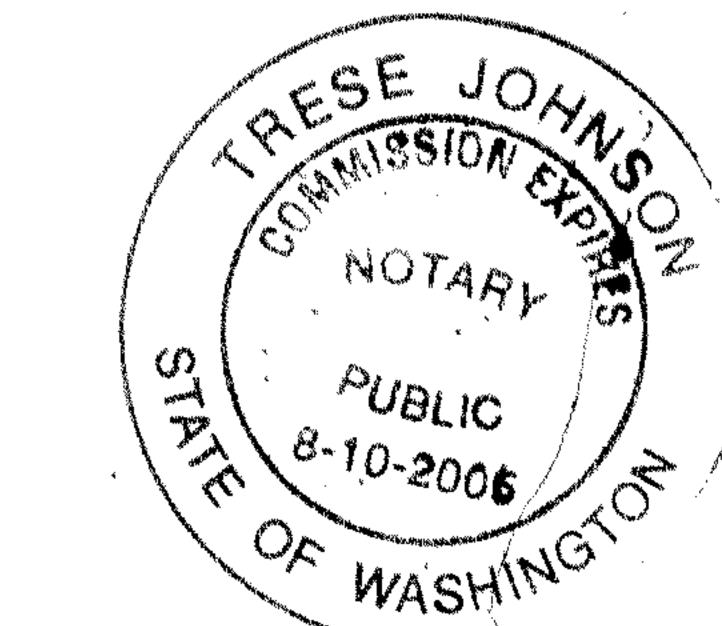
ACKNOWLEDGMENTS

STATE OF WASHINGTON

CITY OF ARLINGTON

HAND AND OFFICIAL SEAL THIS ETU DAY OF ILUME

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, RESIDING AT SKACLT COUNTY MY COMMISSION EXPIRES Aug 10,2006



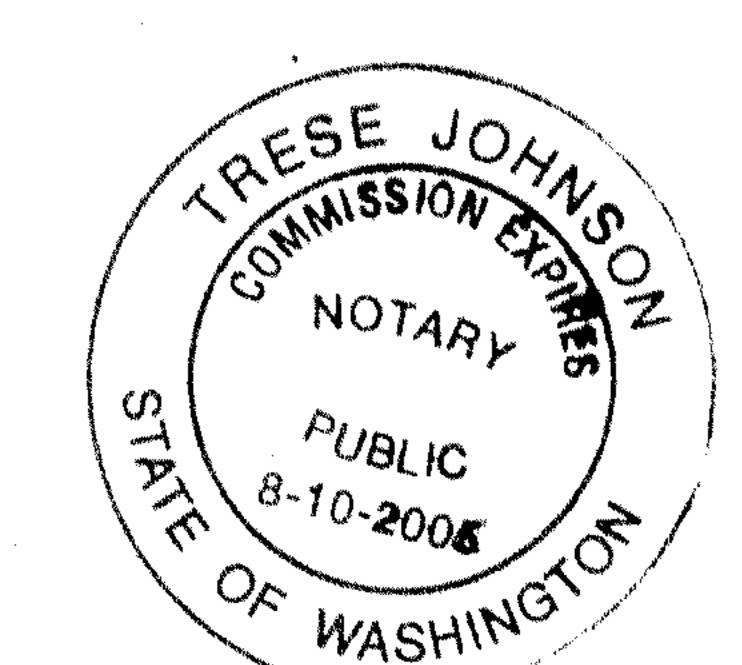
- - -

STATE OF (UMS/UVOTUN)

CITY OF ARLINGTON

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT DEVICENCE FOR SAID IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT (HE/SHE) SIGNED THIS INSTRUMENT, ON QATH STATED THAT (HE/SHE) WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE VICE PICESIDENT OF NORTH COUNTY BANK TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT. GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS <u>EFF</u> DAY OF Sunce

WASHINGTON, RESIDING AT SKAGIT COUNTY MY COMMISSION EXPIRES HULLIO, 2006



STATE OF WASHINGTON

ON THIS DAY PERSONALLY APPEARED BEFORE ME JANET K. COREY TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING CONSENT, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE HER FREE, AND VOLUNTARY ACT FOR THE USES AND PURPOSES THEREIN MENTIONED. GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS ZAL DAY OF TALINE

WASHINGTON, RESIDING AT ALLE SALLY SALLY SE

BETTY IVERSEN NOTARY PUBLIC STATE OF WASHINGTON My Commission Expires Nov. 29, 2006 ?

EASEMENT PROVISIONS

AN EASEMENT SHALL BE RESERVED FOR AND GRANTED TO ALL UTILITIES SERVING SUBJECT PLAT, AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, OVER, UNDER, EXTERIOR TEN (10) FEET PARALLEL WITH AND ADJOINING THE WHICH TO INSTALL, LAY, CONSTRUCT, RENEW, OPERATE AND MAINTAIN UNDERGROUND CONDUITS, CABLES, PIPES AND WIRES: PURPOSE OF SERVING THIS SUBDIVISION AND OTHER PROPERTY WITH ELECTRIC, TELEPHONE, AND UTILITY SERVICE TOGETHER WITH THE RIGHT TO ENTER UPON THE LOTS AT ALL TIMES FOR THE PURPOSES HEREIN STATED. DRAINAGE EASEMENTS DESIGNATED ON THE PLAT ARE HEREBY RESERVED FOR AND GRANTED TO CITY OF ARLINGTON, EXCEPT THOSE DESIGNATED ON THE PLAT AS PRIVATE EASEMENTS, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS AND THE RIGHT TO EXCAVATE, CONSTRUCT, OPERATE, MAINTAIN, REPAIR AND/OR REBUILD AN ENCLOSED OR OPEN CHANNEL STORM WATER CONVEYANCE SYSTEM AND/OR OTHER DRAINAGE FACILITIES UNDER, UPON, OR THROUGH THE DRAINAGE EASEMENT.

-----<u>CONDITIONS AND RESTRICTIONS:</u>

THIS LAND IS WITHIN THE INFLUENCE OF THE ARLINGTON MUNICIPAL AIRPORT.

E AIRCRAFT WILL BE FLYING OVER THE PROPOSED AREA, ANY OUTDOOR LIGHTING SHALL BE DOWNSTHIELDED AS TO REDUCE ANY TYPE OF GLARE

NO USE-MAY BE MADE OF THE PREMISES WHICH CAN OR DOES INTERFERE WITH USE OF THE AIRPORT BY AIRCRAFT BY REASON OF ELECTRICAL, ELECTRONIC. OR SMOKE EMANATIONS. LIGHTING CONDITIONS, HEIGHT OF ANY TRUCTURE OR APPURTENANCE, OR -ANY USE WHICH MAY- ATTRACT BIRDS

PRIOR TO RECORDATION OF THE FINAL SHORT PLAT, THE DEVELOPER SHALL SUBMIT PAYMENT OF THE FOLLOWING CITY OF ARLINGTON IMPACT FEES:

CITY TRAFFIC FEES: \$4,152.00 (ESTIMATED BASED ON 4 NEW DWELLING UNITS A-[\$1,038.00 PER UNIT)

CITY NEIGHBORHOOD/MINI PARKS FEE: \$1,936.00 (ESTMATED BASED ON 4 NEW DWELLING UNITS AT \$484.00 PER UNIT) CITY COMMUNITY PARKS FEE: \$6,648.00 (ESTIMATED BASED ON 4 NEW DWELLING UNITS AT \$1,662.00 PER-UNIT) SCHOOLS FEE: \$2,088.00 (ESTIMATED BASED ON 4 NEW DWELLING UNITS AT

\$522.00 PER UNIT) TOTAL IMPACT FEES: \$14,824.00_

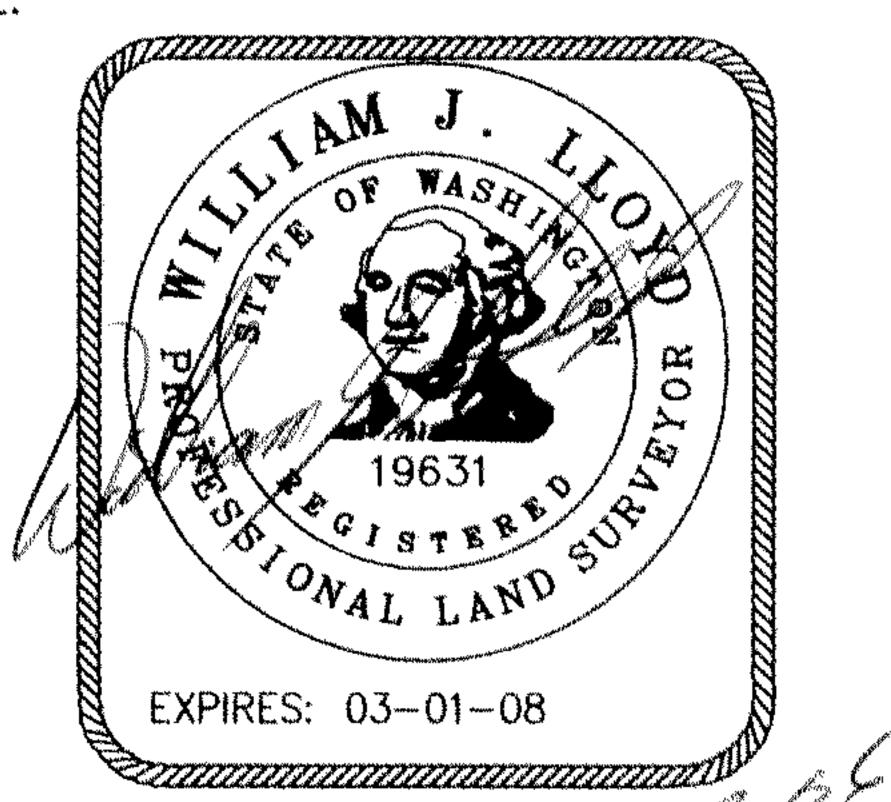
SUBJECT TO AN EASEMENT AND THE TERMS AND CONDITIONS THEREOF GRANTED TO PACIFIC TELEPHONE & TELEGRAPH CO. FOR WIRES AND FIXTURES. AS RECORDED UNDER RECORDING NO. 356191. EASEMENT IS NON-PLOTTABLE.

SUBJECT TO AN EASEMENT AGREEMENT FOR WELL AND MAINTENANCE, AND THE TERMS AND CONDITIONS THEREOF AS RECORDED LINDER RECORDING NOS. 2370158 AND 2370159. EASEMENT IS NON-PLOTTABLE.

SUBJECT TO A DECLARATION OF PROTECTIVE COVENANT, AND THE TERMS AND CONDITIONS THEREOF AS RECORDED UNDER RECORDING NO.-2378650. COVENANT IS NON-PLOTTABLE.

SUBJECT TO A RESTRICTIVE COVENANT FOR LOW FLOW FIXTURES, AND THE TERMS AND CONDITIONS THEREOF AS RECORDED UNDER RECORDING NO._-9411020040. COVENANT IS NON-PLOTTABLE.

SUBJECT TO ARLINGTON RECOVERY CONTRACT AND THE TERMS AND CONDITIONS THEREOF RECORDED UNDER RECORDING NO. 200004180317. CONTRACT IS NON-PLOTTABLE.



CERTIFICATE OF SUBDIVISION APPROVAL

I HEREBY CERTIFY THAT THE SUBDIVISION SHOWN ON THIS PLAT IS IN ALL RESPECTS IN COMPLIANCE WITH TITLE 20 OF THE ARLINGTON MUNICIPAL CODE, AND THEREFORE THIS PLAT HAS BEEN APPROVED BY THE PLANNING MANAGER, SUBJECT TO ITS BEING RECORDED IN THE SNOHOMISH COUNTY REGISTER WITHIN 60 DAYS OF THE DATE BELOW.

CERTIFICATE OF APPROVAL OF PUBLIC IMPROVEMENTS

I CERTIFY THAT ALL STREETS SHOWN ON THIS PLAT ARE WITHIN THE CITY OF ARLINGTON PLANNING JURISDICTION, ALL STREETS AND OTHER PUBLIC IMPROVEMENTS SHOWN ON THIS PLAT HAVE BEEN INSTALLED OR COMPLETED TO CITY STANDARDS OR THAT THEIR INSTALLATION OR COMPLETION (WITHIN 12 MONTHS AFTER THE DATE BELOW) HAS BEEN ASSURED BY THE POSTING OF A PERFORMANCE BOND OR OTHER SUFFICIENT SURETY, AND THAT THE SUBDIVISION SHOWN ON THIS PLAT IS IN ALL RESPECTS IN COMPLIANCE WITH TITLE 20 OF THE ARLINGTON MUNICIPAL CODE, AND THEREFORE THIS PLAT HAS BEEN APPROVED BY THE CITY ENGINEER.

CERTIFICATE OF CITY TREASURER

I HEREBY CERTIFY THAT ALL MONIES AND DEBTS PERTAINING TO THIS SUBDIVISION WERE PAID TO THE CITY OF ARLINGTON BY THE CARLED DAY OF ______ 2006.

- MEAN LEZIANN

TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT ALL STATE AND COUNTY TAXES HERETOFORE LEVIED AGAINST THE PROPERTY DESCRIBED HEREON, ACCORDING TO THE BOOKS AND RECORDS OF MY OFFICE, HAVE BEEN FULLY PAID AND DISCHARGED, INCLUDING ACCORD TAXES.

BY: DEPUTY COUNTY TREASURER

SNOHOMISH COUNTY TREASURER

CERTIFICATE OF SURVEY AND ACCURACY

I HEREBY CERTIFY THAT THIS MAP DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION, THAT THE EXTERIOR PLAT BOUNDARY AND ALL INTERIOR LOT CORNERS HAVE BEEN SET UNDER MY SUPERVISION USING APPROPRIATE PERMANENT MATERIALS. WITH A FIELD TRAVERSE WITH A LINEAR CLOSURE OF AT LEASE 1:10,000 AND CORRESPONDING ANGULAR CLOSURE AS SPECIFIED IN W.A.C. 332.130.070 AND 332.130.090; THAT ALL STREET *CENTERLINE MONUMENTS WITHIN THE PLAT AND ALL INTERSECTIONS WITH EXISTING STREET CENTERLINES HAVE BEEN MONUMENTED WITH CONCRETE MONUMENTS IN CASE OR OTHER AS BROKEN LINES PLOTTED FROM INFORMATION FOUND IN SURVEY RECORDED UNDER RECORDING NO. 8005015042 AND THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH THE PROVISIONS OF -- RCW 58.17. WITNESS MY ORIGINAL SIGNATURE,
REGISTRATION NUMBER AND SEAL THIS 22 DAY OF 27224, 2006.

REGISTRATION NUMBER

RECORDING-CERTIFICATE

D FOR RECORD AT THE REQUEST OF CASCADE SURVEYING & ENGINEERING, INC., THIS 22 DAY

2006, AT 34 MINUTES PAST O'CLOCK, M, AND RECORDED IN VOLUME OF PLATS, ON PAGE(S) UNDER AUDITOR'S FILE NO. 20060 223434, RECORDS OF SNOHOMISH COUNTY, STATE OF WASHINGTON.



ARLINGTON, WA

105 E. Division-PO Box 326 98223 (360)435-5551FAX 435-4012

